

**ZONING BOARD OF APPEALS AGENDA
NOTICE OF PUBLIC HEARING**

DATE: TUESDAY, JANUARY 10, 2006

TIME: 7:00 P.M.

LOCATION: MACOMB TOWNSHIP MEETING CHAMBERS,
54111 BROUGHTON ROAD, MACOMB, MI 48042

Call Meeting to Order.

1. Roll Call.
2. PLEDGE OF ALLEGIANCE.
3. Approval of Agenda Items. *(with any corrections)*
Please Note: All fees have been paid and all property notices have been mailed
4. Approval of the previous meeting minutes

AGENDA ITEMS:

5. VARIANCE REQUEST FROM ZONING ORDINANCE;
Section 10.0704(B)(2)-Request to be allowed in increase a height of a structure from 25 feet to 26 feet 6 inches.
Located ¼ mile south of 26 Mile Road, east of Romeo Plank Road (16946 Shinnecock Drive); Section 5; Russell Branham, Petitioner. Permanent Parcel No. 08-05-127-039. (Tabled from November 8, 2005)
6. VARIANCE REQUEST FROM ZONING ORDINANCE;
Section 10.2402(C)(6)-Requesting the extension of an approved site plan. Located on Northeast corner of Hall and Hayes Roads; Section 31; BP Gas Station, Petitioner. Permanent Parcel No. 08-31-300-031. (Tabled from November 8, 2005)
7. VARIANCE FROM THE PROVISION OF THE ZONING ORDINANCE;
Section 10.0704(D)(1)- Request to reduce the landscape wall setback from 55' to 3'.
Section 10.0704(D)(2)-Request to reduce the sideyard setback from 7.5' to 0'.
Located on West side of Card Road, 704.65' north of 23 Mile Road; Section 15; Marcast Development, Petitioner. Permanent Parcel No. 08-15-445-011 and 08-15-446-001. (Tabled from November 8, 2005)
8. VARIANCE FROM THE PROVISION OF THE ZONING ORDINANCE;
Section 10.0347-Request to reduce the setback of a building that provides for door openings facing a residential area from 600 feet to 130 feet.
Located on Southwest corner of 26 Mile and Romeo Plank Road; Section 6; Romeo Plank Commons, LLC, Petitioner. Permanent Parcel No. 08-06-200-049. (Tabled from November 8, 2005)

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9. VARIANCE FROM THE PROVISION OF THE ZONING ORDINANCE;
Permission to vary section: 10.0704A(3d) Request to allow a split to be created which provides for created parcels that would exceed the 3 to 1 ratio. Located on west side of Card Road, approx. 1778' south of 24 Mile Road on the west side of Card Road, approx. 1779' south of 24 Mile Road; Section 15; Lorenzo Garrisi, Petitioner. Permanent Parcel No. 08-15-200-006.
10. VARIANCE REQUEST FROM ZONING ORDINANCE;
Section 10.1405(I)(b)-Request to increase the size of signs from 32 sq ft to 67.22 sq ft for ground sign and 111.94, 111.94, and 50.55 sq ft for wall signs. Located on Northeast corner of Hall Road and Tilch Road; Section 31; SignGraphix, Inc., Petitioner. Permanent Parcel No. 08-31-451-001 and 08-31-451-002.
11. VARIANCE FROM THE PROVISION OF THE ZONING ORDINANCE;
Section 10.0504(A)-Request to allow a parcel of less width than required by the Zoning Ordinance.
Located on East side of Romeo Plank Road, approx. 3/4 mile north of 23 Mile Road; Section 17; Peter DiNoto, Petitioner. Permanent Parcel No. 08-17-426-002.
12. VARIANCE FROM THE PROVISION OF THE ZONING ORDINANCE;
Section 10.1706(D)-Request to eliminate the 100' setback required where a business abuts property zoned residential.
Located on North side of Hall Road, 796' West of Romeo Plank Road; Section 32; Landus-JRG Acquisitions Permanent Parcel No. 08-32-476-012.
13. Old Business
14. New Business
15. Planning Consultant Comments
16. Motion to receive and file all correspondence in connection with this agenda.

ADJOURNMENT

Michael D. Koehs, CMC
Macomb Township Clerk
MDK/bk